

**THE STATE OF NEW HAMPSHIRE
JUDICIAL BRANCH
SUPERIOR COURT**

Merrimack Superior Court
163 North Main St./PO Box 2880
Concord NH 03302-2880

Telephone: 1-855-212-1234
TTY/TDD Relay: (800) 735-2964
<http://www.courts.state.nh.us>

NOTICE OF DECISION

**CHRISTOPHER M. CANDON, ESQ
SHEEHAN PHINNEY BASS & GREEN PA
1000 ELM ST
PO BOX 3701
MANCHESTER NH 03105-3701**



Case Name: **In the Matter of the Liquidation of Noble Trust Company**
Case Number: **217-2008-EQ-00053**

Please be advised that on March 29, 2016 Judge Nicolosi made the following order relative to:

Liquidator's Motion for Approval of Sale of Real Property [1470 W. Sandusky Avenue, Bellefontaine, Ohio] "See order of same date granting motion".

Order Granting Liquidator's Motion for Approval of Sale of Real Property [1470 W. Sandusky Avenue, Bellefontaine, Ohio] "So Ordered" COPY OF ORDER IS ATTACHED.

March 31, 2016

Tracy A. Uhrin
Clerk of Court

(484)

C: Steven A Solomon, ESQ; Russell F Hilliard, ESQ; Thomas Hetherington, ESQ; Gordon J MacDonald, ESQ; John M Sullivan, ESQ; Peter C.L. Roth, ESQ; Byrne J. Decker, ESQ; Michele E. Kenney, ESQ; Jonathan P. Pavlovcak, ESQ; William S. Gannon, ESQ; J. Christopher Marshall, ESQ; Bertrand A. Zalinsky, ESQ; David D. Cowan; Steven J. Lauwers, ESQ; Michael S. Lewis, ESQ; Nathan R. Lander, ESQ; James F. Laboe, ESQ; Stephen A. Serfass; Michael E. Anderson, ESQ; Jonathan M. Shirley, ESQ; David N. Cole, II; Charles R. Bennett, JR; Daniel J. Dwyer

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THE STATE OF NEW HAMPSHIRE

MERRIMACK, SS

SUPERIOR COURT

Docket No. 08-E-0053

SUPERIOR COURT

**In the Matter of the Liquidation of
Noble Trust Company**

2016 MAR 17 PM 12 55

**ORDER GRANTING LIQUIDATOR'S MOTION FOR
APPROVAL OF SALE OF REAL PROPERTY
[1470 W. Sandusky Avenue, Bellefontaine, Ohio]**

Upon consideration of the Liquidator's Motion for Approval of Sale of Real Property [1470 W. Sandusky Avenue, Bellefontaine, Ohio] (the "Motion"), pursuant to which Ingrid E. White, Acting Bank Commissioner of the State of New Hampshire, as duly appointed Liquidator of Noble Trust Company (the "Liquidator" and "Noble Trust," respectively), seeks an order approving the sale of certain real property located at 1470 W. Sandusky Avenue, Bellefontaine, Ohio (the "Property") to Solid Rock Baptist Church (the "Church") on the terms and conditions set forth in the agreement attached to the Motion as Exhibit A (the "Agreement"); due notice of the hearing on the Motion having been given to all parties, persons and entities entitled thereto; no objections to the Motion having been filed with the Court; and the Court having (i) reviewed the Motion and (ii) found that the transactions described in the Motion are an appropriate and prudent exercise of the Liquidator's judgment, are fair and reasonable and are in the best interests of this estate and its creditors; and, after due deliberation and sufficient cause appearing therefor; it is hereby

ORDERED, ADJUDGED, AND DECREED THAT:

1. The Motion is granted.


2. The Liquidator is authorized to take such steps and execute such documents as may be appropriate in order to close the transaction described in the Motion.

3. The Liquidator is authorized to enter into the Agreement (including the Addendum) as Liquidator of Noble Trust, and to take such steps and execute such documents in that capacity as may be appropriate in order to close the transaction described therein, without further approval by this Court. The sale of the Property is to be free and clear of liens, claims and encumbrances and the sale proceeds (*i.e.*, funds available after payment of commissions, taxes and any associated closing costs) will be held by the liquidation estate to be distributed in accordance with the Kauffman Settlement Agreement.

4. The sale of the Property is to be AS IS and WHERE IS and WITHOUT ANY WARRANTY by the Liquidator. The Liquidator is authorized to convey the Property by fiduciary deed. Except for those obligations provided for in the Addendum, the Liquidator shall have no obligations or liabilities to any person or entity claiming any interest in the Property or under the Agreement (including but not limited to the Purchaser), including, but not limited to, any obligation or liability to: (i) insure the Property; (ii) provide title insurance and/or a survey to Purchaser; (iii) attempt to cure, correct or address any title defects claimed by Purchaser; (iv) attempt to cure, correct or address any matters raised by Purchaser in connection with any inspections; (v) provide any information or documents to Purchaser regarding the Property as may be required by the Agreement; (vi) satisfy any broker's commission; and/or (vii) indemnify or hold harmless any person or entity.

So Ordered.

Dated: 3/29, 2016


Hon. Diane M. Nicolosi
Diane M. Nicolosi